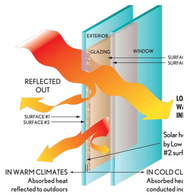
General Notes

1. All products listed by an Evaluation Service Report (ESR) shall be installed per the report and the manufactures written instructions. Product substitutions shall also be listed by an ESR.
2. Separate permits required: pools, spas, fences, site walls, retaining walls, and gas storage tanks.
3. Foundation & Footing depth shall be a minimum of 18 inches below grade (or per property soil report), provide a minimum of 3 inch clearance between Rebar and soil. (R403.1 amended)
4. Doors between the garage and residence shall be self-closing minimum 1 3/8" thick solid core or 20 minute fire rated.
5. Exterior wall penetrations by pipes, ducts or conduits shall be sealed.
6. Wood sill plates shall be pressure treated or decay resistant. Exterior sill plates shall bear a minimum of 6 inches above finish grade.
7. Gypsum board applied to a ceiling shall be 1/2" when framing members are 16" o.c. or 5/8" when framing members are 24" o.c. or use labeled 1/2" sag-resistant gypsum ceiling board.
8. Showers and tub-shower combinations shall be provided with individual control valves of the pressure balance or thermostatic mixing valve type.
9. Shower area walls shall be finished with a smooth, hard non-absorbent surface, such as ceramic tile, to a height of not less than 72 inches above the drain inlet. Cement, fiber-cement or glass mat gypsum backers installed in accordance with manufacturers' recommendations shall be used as backers for wall tile in tub and shower areas and wall panels in shower areas.
10. Plumbing fixtures shall comply with the following conservation requirements: Water closets-Tank type 1.28 gal. /flush. Shower heads- 2.0 gpm. Sinks- 2.2 gpm. Lavatory-1.5 gpm (Table P2903.2 amended)
11. Storage-tank type water heaters shall be installed with a drain pan and drain line.
12. A demand-controlled hot water circulation system shall be provided in accordance with amended Sections N1103.5.1.1 and N1103.5.1.2.
13. Provide roof/attic ventilation unless insulation is applied directly to underside of roof sheathing or the dimension is 24 inches or less between the ceiling and bottom of roof sheathing.
14. The building thermal envelope shall comply with climate zone 2. Energy compliance shall be demonstrated by UA trade-off (REScheck)
15. Provide Minimum R-3 insulation on hot water pipes. (N1103.5.3)
16. Supply and return ducts in attics shall be insulated to a minimum R-8. Ducts in other portions of the building shall be insulated to minimum R-6. Ducts and air handlers located completely inside the building thermal envelope are exempt. (N1103.3.1).
17. Registers, diffusers and grilles shall be mechanically fastened to rigid supports or structural members on at least two opposite sides.
18. Exhaust air from bathrooms, kitchens and toilet rooms shall be exhausted directly to the outdoors, not recirculated or discharged indoors.
19. Exhaust fans in bathrooms with a shower or tub shall be provided with a delay timer or humidity/ condensation control sensor. Exhaust fans shall be switched separately from lighting systems.
20. Provide a wall mounted GFCI protected receptacle outlet within 36" of a bathroom or powder room lavatory. (E3901.6)
21. Receptacles serving kitchen countertops installed in bathrooms, garages, unfinished accessory buildings, outdoors and located within 6 feet of sinks shall have GFCI protection for personnel. (E3902)
22. All branch circuits that supply 15- and 20-ampere outlets installed in kitchens, family rooms, dining rooms, living rooms, parlors, libraries, dens, bedrooms, sunrooms, recreations rooms, closets, hallways, laundry areas and similar rooms or areas shall be protected by a combination type arc-fault circuit interrupter (AFCI) installed to provide protection of the branch circuit. (E3902.12)
23. General purpose 15- and 20-ampere receptacles shall be listed tamper-resistant. (E4002.14)
24. Provide Smoke Alarms in new and existing areas of home. (R314)
25. Approved Carbon Monoxide Alarms shall be installed outside of each separate sleeping area in the immediate vicinity of the bedrooms in dwelling units within which fuel-fired appliances are installed and in dwelling units that have attached garages. (R315)
26. A minimum of 90 percent of the permanently installed lighting fixtures shall contain only high-efficacy lamps.
27. Recessed luminaires installed in the building thermal envelope shall be IC-rated and labeled as having an air leakage rate not more than 2.0 cfm. All recessed luminaires shall be sealed with a gasket or caulk between the housing and the interior wall or ceiling covering. (N1102.4.5).
28. Provide illumination with wall switches for stairways when there are 6 or more risers. (R303.7)
29. Receptacle outlets shall be installed so that no point along the floor line in any wall space is more than 6 feet, measured horizontally, from an outlet in that space, including any wall space 2 feet or more in width. (E3901.2)
30. Provide a minimum of two 20-amp small appliance branch circuits for the kitchen/dining/breakfast. (E3703.2)
31. Both metal piping systems and grounded metal parts in contact with the circulating water associated with a hydro massage tub shall be bonded together using an insulated, covered, or bare solid copper bonding jumper not smaller than 8 AWG. (E4209)
32. Provide outside combustion air to all indoor fireplaces with air intake located not higher than the firebox. (R1006.1)
33. At least one thermostat shall be provided for each separate heating and cooling system. (N1103.1)

Fenestration Analysis



Next Generation Clad Ultimate Double Hung	7/8" IG	
	U-Factor	SHGC
LOW E1 (IG)	0.30	0.50
LOW E1/ Clr / Low E1 (Tripane)	0.25	0.41
Low E2 (IG)	0.30	0.30
Low E2 / Clr / Low E1 (Tripane)	0.25	0.27
Low E3 (IG)	0.29	0.20
Low E3 / Clr / Low E1 (Tripane)	0.25	0.18

Glazing	Description	Climate	Energy Performance
Low E1	Features a single layer of metallic coating, which blocks heat loss to the outside while reflecting heat back into the room.	NORTHERN	Low U-Factor High solar heat gain
Low E2	Features a double layer of silver on an inside surface of IG glass. It provides year round performance and comfort. This coating option provides better protection against radiant heat transfer than single layer metallic Low E coatings.	NORTHERN NORTH-CENTRAL SOUTH-CENTRAL	Low U-Factor medium solar heat gain
Low E3	Features three layers of metallic silver and provides the lowest solar heat gain performance in climates where sun exposure is intense and cooling costs are high.	NORTHERN NORTH-CENTRAL SOUTH-CENTRAL SOUTHERN	Lower U-Factor lower solar heat gain
Low ERS	A high performance insulating glass that features a Low-E coating on the room-side glass (4th surface) and low E3 on the 2nd glass surface.	NORTHERN NORTH-CENTRAL SOUTH-CENTRAL SOUTHERN	Superior U-Factor lower solar heat gain

Dublin Historical Guidelines

4.8 Windows

A. The position, number, and arrangement of original windows in a building should be preserved.

B. If original windows are extensively deteriorated, only the deteriorated windows should be replaced. Avoid removing any that are still repairable.

C. Avoid enlarging or downsizing window openings to accommodate stock replacement window sizes.

D. Replacement windows should match the appearance of the historic originals in number of panes, dimensions of sash members, and profile of sash members and muntins. Windows should simulate the operating characteristics of the originals. The same material, as the original windows, usually wood, should be used.

E. Real through-the-glass exterior and interior muntins with spacer bar (simulated divided lite) should be used. Windows should not use sandwiched, applied, or snap-in artificial muntins.

F. Interior or exterior storm windows may be used to increase energy efficiency of existing windows. These should be either a single pane or, if they have an upper and a lower pane, the division between the two should be at the meeting rails of the original exterior windows. Storm windows should match the color of the existing window trim.

4.7 Doors and Entrances

A. The functional, proportional, and decorative features of a primary entrance should be preserved.

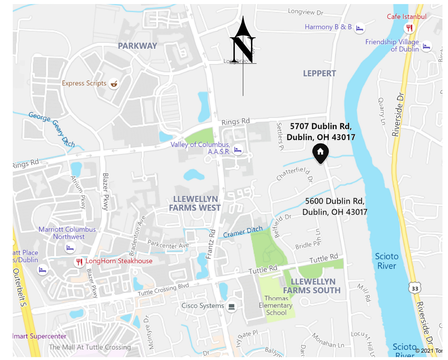
B. If interior alterations make an existing entrance redundant, the door and entrance should be left intact on the exterior.

C. Color should be compatible with historically appropriate colors already on the building.

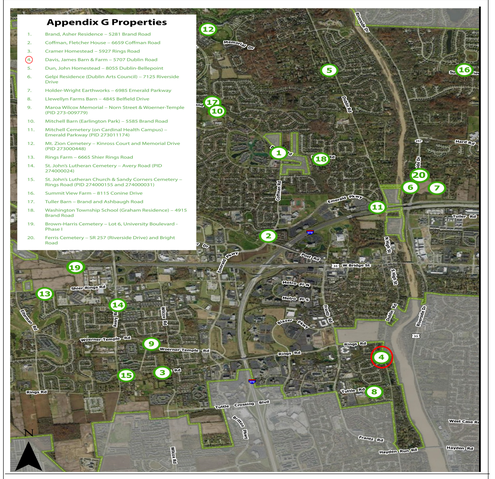
D. Avoid treatments that attempt to "dress up" a door or entrance or give it a character that was never original.

E. Surviving original storm doors should be retained.

Vicinity Map



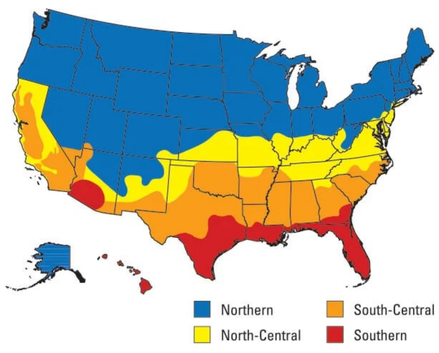
Dublin Historical District



Street View

ENERGY STAR CRITERIA

Zone	Windows		Doors	
	U-Factor	SHGC	U-Factor	SHGC
Northern	< 0.27	Any	< 0.30	< 0.40
	= 0.28	> 0.32		
	= 0.29	> 0.37		
	= 0.30	> 0.42		
North Central	< 0.30	< 0.40	< 0.30	< 0.40
South Central	< 0.30	< 0.25	< 0.30	< 0.25
Southern Zone	< 0.40	< 0.25	< 0.30	< 0.25



James Davis' Stone House

description

This stone house was built in 1840 by Miles Pinney for his son, James Davis. The chimneys are field stone but the rest of the house is limestone. The house survived a fire in 1974 that would have destroyed a structure built of any other material at the time. The fire gutted the lower level and damaged the rooms on the second floor. Its stone structure saved the building and allowed restoration. Photo number 3, courtesy of the Rose family, was taken in 1964 and shows Dublin Road in the foreground. A small barn is on the left. Mrs. Rose took the photo to capture the maple tree in its full Fall color and from this photo she made an oil painting.

REVISION TABLE			
NUMBER	DATE	REVISED BY	DESCRIPTION

Nicholas and Mary Hopman
5707 Dublin Road
Dublin, Ohio 43017

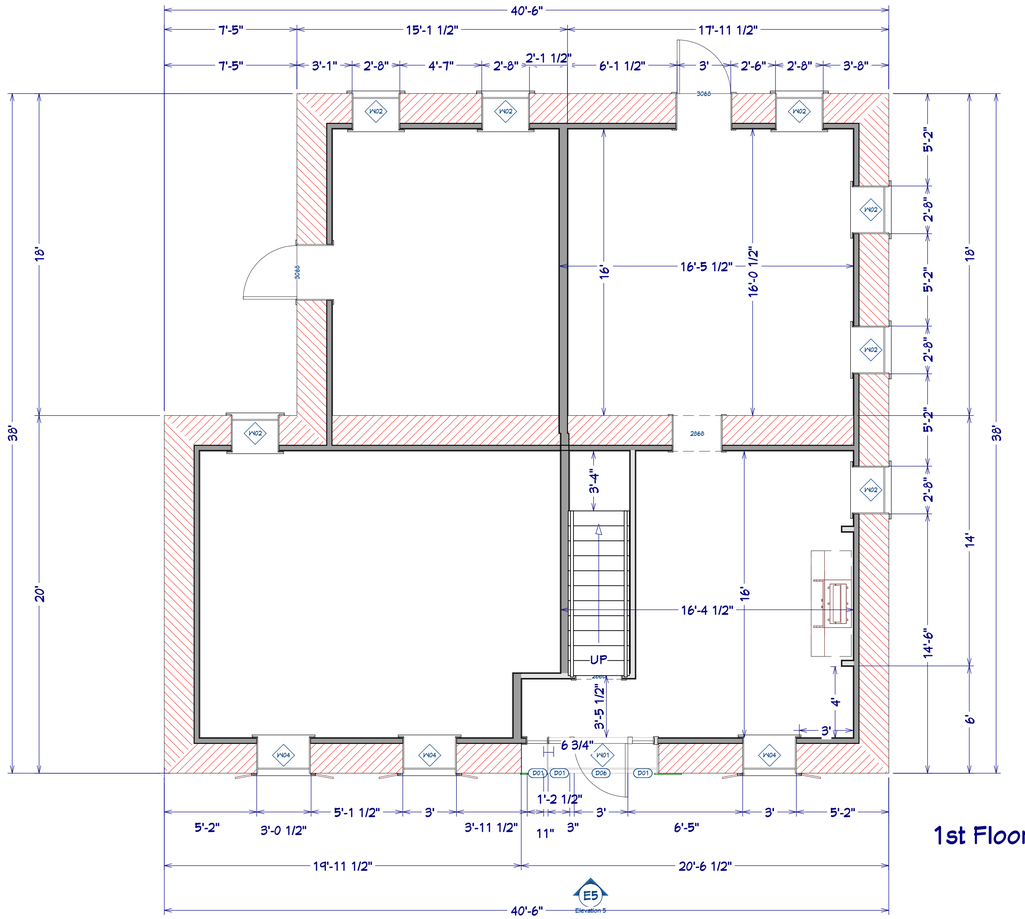
DRAWINGS PROVIDED BY:
David Rippe Dublin Design LLC
4379 John Shields Parkway
Dublin Ohio 43017

DUBLIN DESIGN

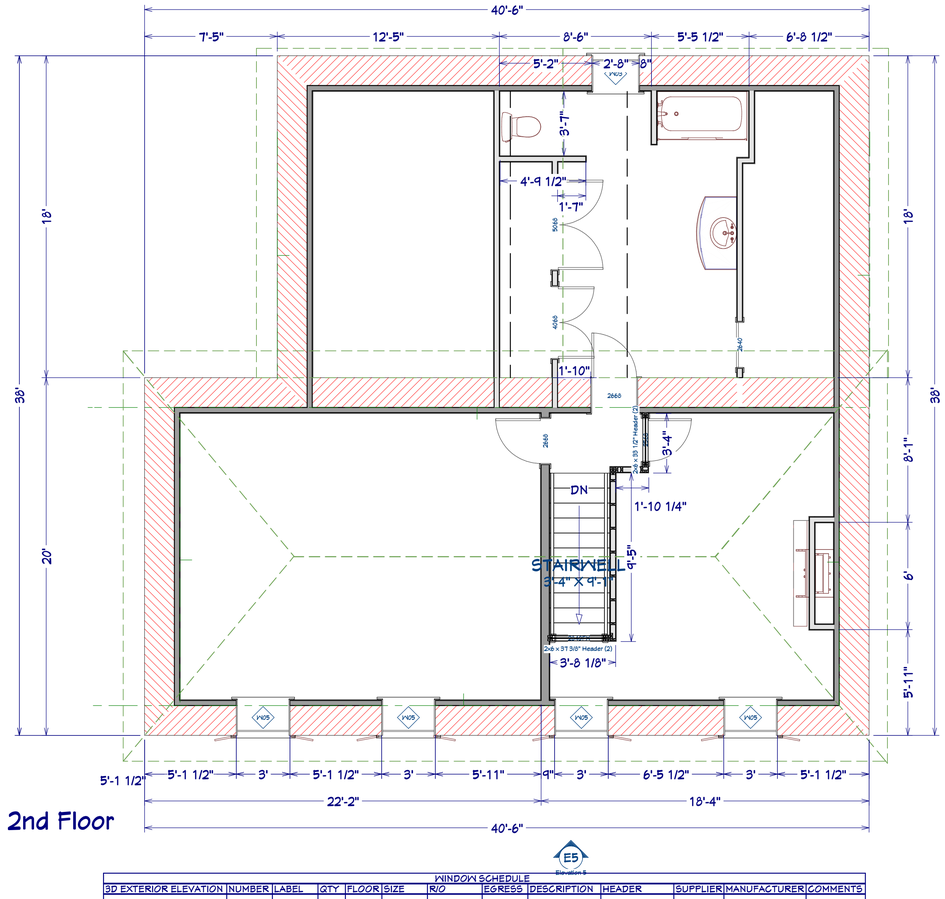
DATE: 3/25/21

SCALE: No Scale

SHEET: P-1

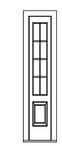


1st Floor



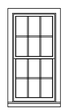
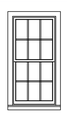
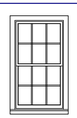
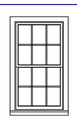
2nd Floor

DOOR SCHEDULE

3D EXTERIOR ELEVATION	NUMBER	LABEL	QTY	FLOOR	SIZE	R/O	DESCRIPTION	HEADER	CODE	MANUFACTURER	COMMENTS
	D01	1268	3	1	1268 EX	16"X83"	EXT. FIXED-DOOR SL01	2X6X19" (2)			
	D06	3068	1	1	3068 L EX	38"X83"	EXT. HINGED-DOOR P07	2X6X41" (2)			

Entry Door Replacement Schedule

WINDOW SCHEDULE

3D EXTERIOR ELEVATION	NUMBER	LABEL	QTY	FLOOR	SIZE	R/O	EGRESS	DESCRIPTION	HEADER	SUPPLIER	MANUFACTURER	COMMENTS
	W01	6211FX	1	1	6211FX	75"X14"		FIXED GLASS	2X6XTB" (2)			
	W02	2856DH	7	1	2856DH	33"X61"		DOUBLE HUNG	2X6X36" (2)	EPCO	MARVIN	
	W03	2856DH	1	2	2856DH	33"X61"		DOUBLE HUNG	2X6X36" (2)			
	W04	3056DH	3	1	3056DH	37"X61"		DOUBLE HUNG	2X6X40" (2)			
	W05	3056DH	4	2	3056DH	37"X61"		DOUBLE HUNG	2X6X40" (2)			

Window Schedule

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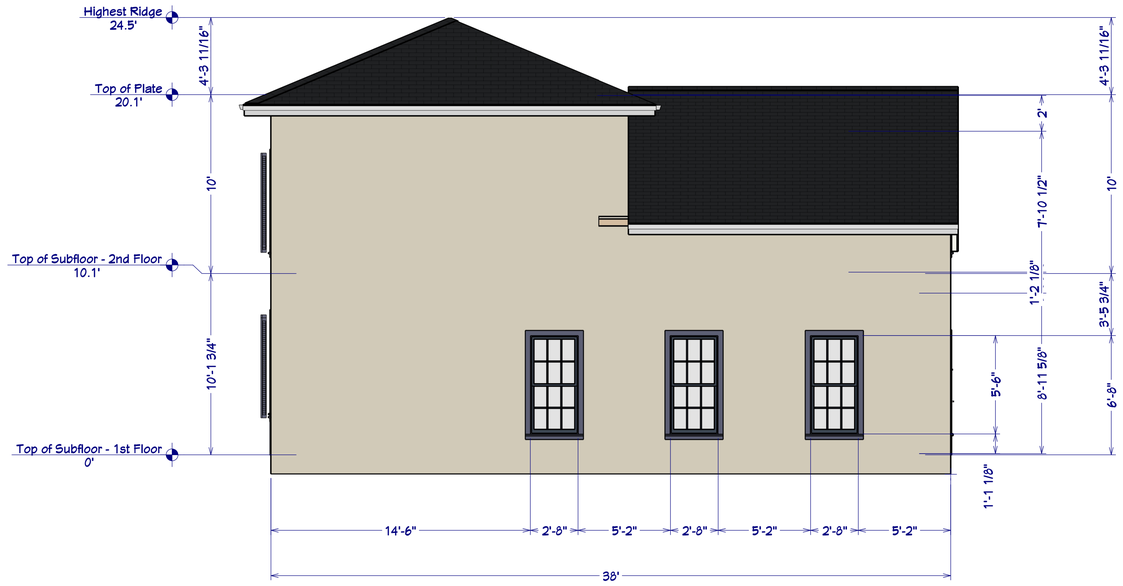
3/25/21

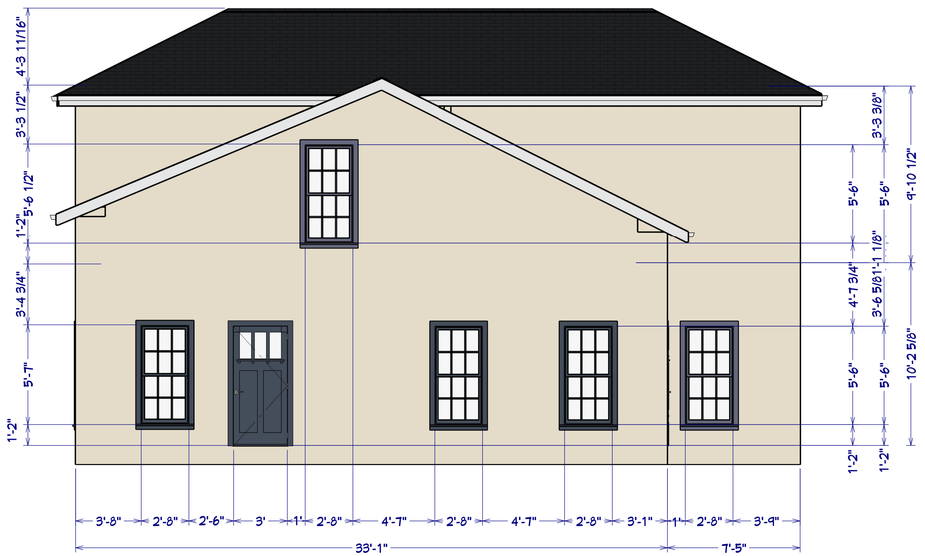
SCALE:
1/4" = 1'

SHEET:
A-1

Elevation 1



Elevation 2



Elevation 3

Elevation 4

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1/4" = 1'

SHEET:
A-2

Clad Color Options

Our low maintenance clad-wood products feature an extruded aluminum exterior finished in commercial-grade high performance PVDF fluoropolymer paint. Because our finish meets the toughest American Architectural Manufacturers Association (AAMA) 2605 standard, you can expect even our richest and boldest hues to resist fading and chalking even in harsh sun or extreme weather conditions. A palette of nineteen color options spans from muted, earthy tones to bold, rich colors and three pearlescent finishes. Custom color matching is also available to meet any design vision.

The American Architectural Manufacturers Association (AAMA) awards certifications to materials that pass numerous, rigorous tests. These tests simulate the harsh conditions that a finish will encounter throughout the life of the window or door. Passing these specification tests and achieving AAMA verification provides independent verification that our finishes are best-in-class.

Stone White

Selected: Stone White

MARVIN

Introduction and Product Performance

Standard Features on Windows and Doors:

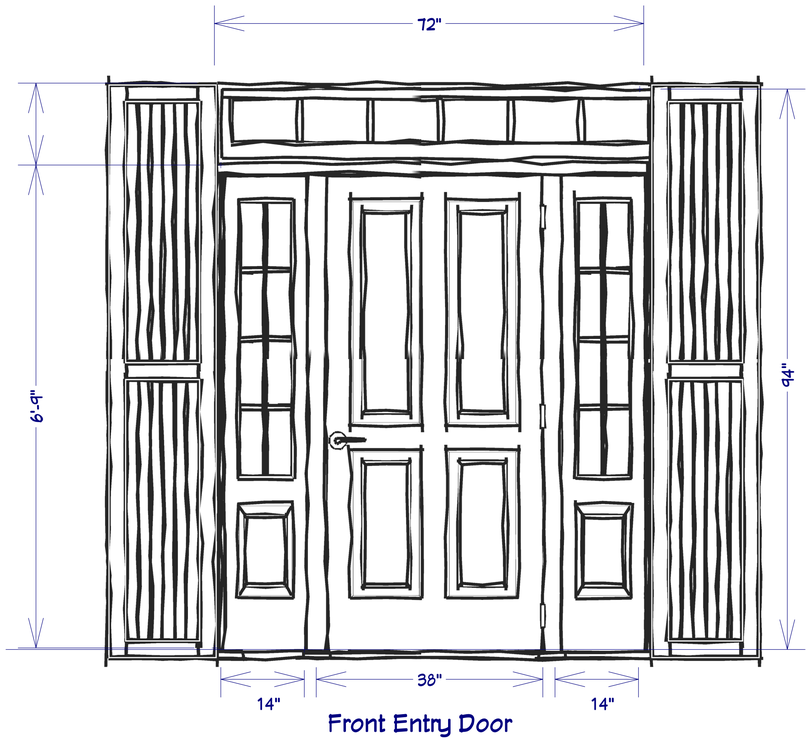
Simulated Divided Lites (SDL):

- Bar (interior and exterior): 5/8" (16), 7/8" (22), 1 1/8" (29), 1 15/16" (49), 2 13/32" (61) wide bars
- Exterior:
  - Clad units match the exterior clad color
  - Wood Units match the wood species
- Interior:
  - Pine wood standard
  - Finish to match interior
- Insulated glass units available with or without aluminum spacer in airspace
- Pattern: Rectangular, diamond, custom lite layouts available, contact your Marvin representative

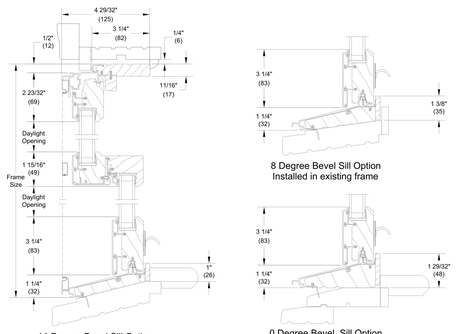
Grilles-Between-the-Glass (GBG):

- 23/32" (18) white contoured aluminum bar
- Exterior Colors: Stone White, Sierra White, Coconut Cream, Evergreen, Pebble Gray, Ebony, Bronze, Bahama Brown, Wineberry, and Cashmere
  - The exterior GBG color is designed to best match the Marvin clad colors when used with Low E glass
  - The use of different types of glazing options may alter the exterior GBG color appearance
- Interior Colors: White, Bronze, Pebble Gray, Sierra, and Ebony (only available with Ebony exterior)
- Optional flat aluminum bar (5/8") available
  - Exterior and Interior Colors: White, Sand Stone, Dark Brown, Dark Bronze, Green, Bright Gold, Champagne, and Light Bronze

Double Pane Simulated Divided Lites



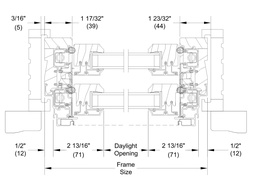
Front Entry Door



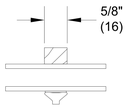
14 Degree Bevel Sill Option
Installed in existing frame

8 Degree Bevel Sill Option
Installed in existing frame

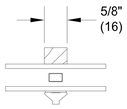
0 Degree Bevel Sill Option
Installed in existing frame



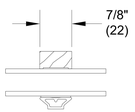
Jamb
Installed in existing frame



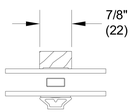
5/8" SDL



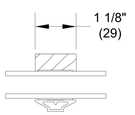
5/8" SDL
W/Spacer



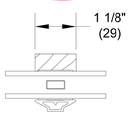
7/8" SDL



7/8" SDL
W/Spacer Bar



1 1/8" SDL



1 1/8" SDL
W/Spacer Bar

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No Scale

SHEET:
A-3